



WILTON, MARLBOROUGH, SN8
£1,800 per month*

Carter Jonas

HIDEAWAY COTTAGE, WILTON, WILTSHIRE, SN8

- Three Bedrooms
- Garden
- Home Office
- Driveway Parking
- Village Location

LOCATION

Hideaway Cottage is situated in the popular village of Wilton, in the North Downs Area of Outstanding Natural Beauty, surrounded by wonderful countryside offering fantastic walking, riding, cycling and other country pursuits. The village is positioned on the edge of the Savernake Forest and the Kennet and Avon Canal and offers a vibrant village community with the popular local public house, The Swan. The neighbouring village of Great Bedwyn provides a range of local facilities including a village shop, post office, primary school, doctors' surgery, hairdressers, tennis club and pub. There is also the mainline train station with free parking offering direct trains to London Paddington (about 58 minutes).

THE PROPERTY

The cottage was beautifully refurbished in 2023 and comprises of an entrance hall, separate eat-in kitchen, cloakroom, study, spacious light filled reception room, and a conservatory overlooking the stunning garden. Upstairs is a well-proportioned double bedroom, main bathroom with shower over bath, single bedroom and a truly impressive principal suite overlooking the garden with exposed beams and a vaulted ceiling and complete with an en-suite shower room.

Outside, the gardens are well established and beautifully landscaped with a stream running through the centre. At the rear is a spacious garden room, perfect for entertaining or to be used as a home office. There is driveway parking for multiple vehicles.

The landlord will be looking for a 6 - 12 month initial tenancy.

Council Tax Band: D (Visit wiltshire council website for current cost)

A rare opportunity to rent this recently refurbished three bedroom cottage with stunning gardens and driveway parking in the highly desirable village of Wilton.



EPC: D

The holding deposit for the property will be £415.38 and the deposit £2,076.90 subject to the rent being as advertised at £1,800 pcm.

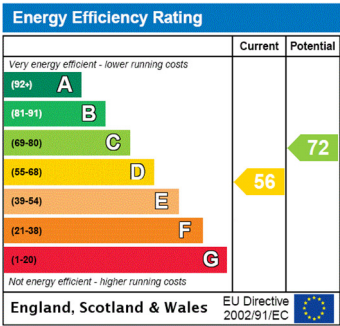
Pets: strictly case-by-case basis

Internet & Mobile: Further information on availability and speeds can be found by visiting Ofcom website.

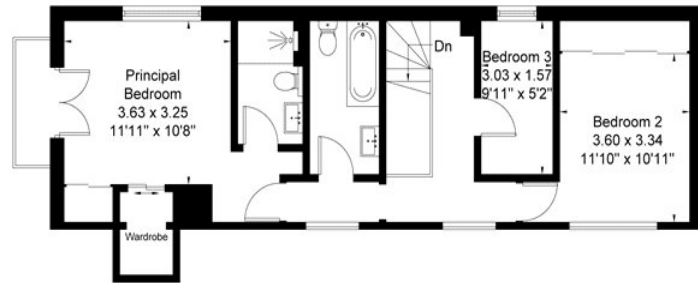
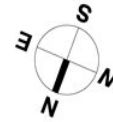
Utility Services: mains water supply and drainage, oil central heating and mains electric.

ADDITIONAL INFORMATION

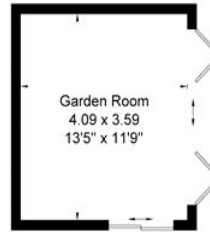
Offers	Available for a minimum term of 12 months longer terms will be considered
Viewing	Strictly by appointment
Local Authority	Wiltshire Council - Council Tax Band D



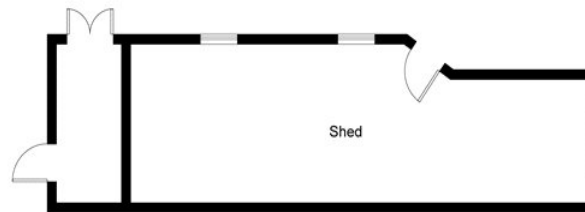
Grafton Road, Wilton, SN8
 Approximate Area = 1357 sq ft / 126.1 sq m
 Garden Room = 159 sq ft / 14.8 sq m
 Total = 1516 sq ft / 140.9 sq m
 Including Limited Use Area (15 sq ft / 1.4 sq m)



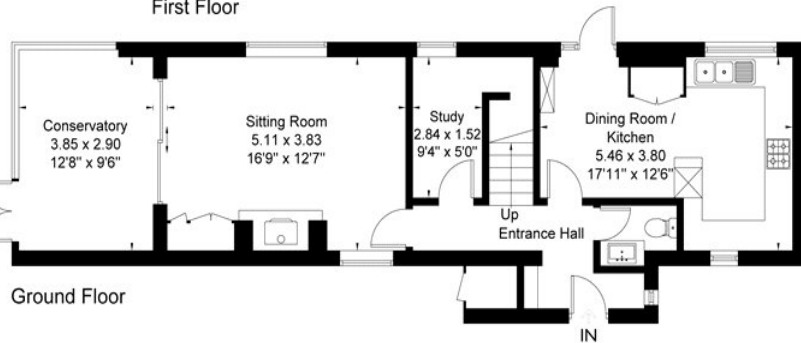
First Floor



(Not Shown In Actual Location / Orientation)



(Not Shown In Actual Location / Orientation)



Ground Floor

Surveyed and drawn in accordance with the International Property Measurement Standards
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Classification L2 - Business Data

IMPORTANT INFORMATION

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